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June 29, 2011

The Honorable Dow Constantine, Chair and County Executive
King County Growth Management Planning Council
c/o Paul Reitenbach
900 Oakesdale Avenue SW
Renton, WA 98057-5212

Subject: Comments on the update to the King County Countywide Planning Policies and the proposed Housing Target Work Plan

Dear Chair Constantine and Members of the King County Growth Management Planning Council:

Thank you for your hard work on the revised Countywide Planning Policies (CPPs). The Housing Development Consortium of Seattle-King County (HDC) supports the latest revision of the CPPs and asks that you approve the Final Draft being considered today.

We also ask that you approve the Housing Target Work Plan to evaluate the methodology of and identify alternative approaches for allocating affordable housing targets to local jurisdictions. HDC understands and appreciates the concerns presented by several cities in South King County which led to the creation of this Work Plan. While we are not opposed to the current or prior version of housing targets, which direct local jurisdictions to accommodate affordable housing as their population and housing stock grows, we do believe that local jurisdictions should accommodate a fair and balanced portion of the total quality, affordable housing supply necessary to meet the needs of County residents regardless of population growth. Therefore, we look forward to working with you to try to improve the Housing Target methodology.

HDC is the professional association for the local nonprofit affordable housing development and operating sector for King County. HDC and its members are committed to the vision that everyone in the county will someday soon have access to a safe, decent and affordable place to call home. Affordable housing targets that address the needs of low-income families and individuals in each

HDC's Affordable Housing Members:

Low-income Housing Organizations
Community Development Corporations
Special Needs Housing Organizations
Public Housing Authorities
Community Action Agencies
Workforce Housing Organizations
Public Development Authorities
Government Agencies and Commissions
Architects and Designers
Development Specialists
Certified Public Accountants
Regional Funders and Lenders
National Funders and Lenders
Community Investment Specialists
Property Managers
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jurisdiction in the County given the existing housing stock, the ability to accommodate new housing stock and the wages of jobs in each jurisdiction can lead to a fairer and more balanced housing market—one with sufficient quality housing stock affordable to low- and moderate-income residents across the County.

That said, we also urge the Council to use this opportunity, while evaluating new housing target proposals, to renew your commitment to achieving the affordable housing targets. Rather than seeing them as simply numbers on paper, all city officials must commit themselves to ensuring their local housing stock meets the affordability and quality housing needs of their local residents and also to fulfilling their responsibilities to provide a fair share of the County's total affordable housing needs.

We look forward to working with the Council and staff to evaluate the current housing target methodology and identify alternative approaches. In the meantime, thank you again for your time and hard work to create these policies.

Regards,

Kelly Rider
Suburban Cities Policy Director
Housing Development Consortium Seattle-King County

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